

## Town of Kingston Springs - City Commission Minutes

- 1 Mayor Corlew called the June 21, 2007 Kingston Springs City Commission meeting to order at 7:05 p.m.

### Roll Call:

|                  |         |
|------------------|---------|
| Laurie Cooper    | Present |
| Gary Corlew      | Present |
| Larry Craig      | Present |
| Ray Crouch, Sr.  | Absent  |
| Debbie Finch     | Present |
| Pam Lorenz       | Present |
| David Risner     | Present |
| Chuck Sleighter  | Present |
| Richard Swafford | Present |

- 2 The City Commission minutes for the May 17, 2007 meeting have been circulated.

### Corrections to the minutes:

There were no corrections.

### Motion to Approve:

Commissioner Sleighter

### Second:

Commissioner Lorenz

### Those in favor of the motion:

Corlew, Lorenz, Sleighter, Swafford

### The motion passed / failed:

The motion passed.

**3 Commissioners announcements:**

- Commissioner Lorenz thanked Ron Merville for the Ellersley reception. Commissioner Lorenz stated that she liked the new concept and the green space of the gated community.

**4 Community Input:**

- Gary Binkley, Director of the Chamber of Commerce stated that the south chapter had started a new project which would be a tourism brochures including highway 70 and loop through Kingston Springs.

Mr. Binkley stated that the Fact books would be out next week and reminded everyone of the 4th of July celebration in Pegram.

- Gary Jackson with Jackson Wine and Spirits stated that he appreciated the board considering reducing the liquor license to (2) and that he would like to see the board leave the liquor tax at 5%. They are still building their customers and feels going to 8% would hurt them, especially since the tax is 5% in Nashville.
- John McElroy, President of the Chamber asked the board to leave the liquor tax at 5%. He stated that raising the tax to 8% will hurt the
- Marie Spafford stated that she was opposed to raising the liquor tax. She feels it is hard enough to compete with Nashville. She also stated that she does not feel the board should limit the number of license. Competition is good.

**5 The department reports were circulated:**

Motion to approve as circulated:  
Commissioner Sleighter

Second:  
Commissioner Lorenz

Discussion:

Mrs. Cooper stated that the towns court clerk, Rita Cathey had collected to date \$11,184.00 in suspended citations and drug fines. She stated that she and Debbie Finch, City Recorder were very proud of her extra efforts.

- Mrs. Cooper reported that the water line installation had been completed and the sewer main repairs would be starting. They are working on drainage and waiting on man hole to be received.

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- Mrs. Cooper reported that Main Street could have interruptions and be closed on occasions for the next 60 days. She did stress in the pre-construction meeting that the road needs to be open as much as possible for the businesses on Main Street.
- Mrs. Cooper stated that she had been looking at the lightening for Main Street. She anticipates installation in late September and completion in November.
- Commissioner Sleighter made a motion to proceeded with the sewer main and manhole replacements.

Those in favor of the motion:

Corlew, Lorenz, Sleighter, Swafford

Those opposed to the motion:

The motion passed / failed:

The motion passed.

### 6 Update by the City Manager:

- Mrs. Cooper stated that the 4th Town Master Plan Session had been held and that the selection of the community committee was coming along.

Art in the Park will be held October 7th at Burns Park.

### 7 Old Business:

**7A Second Reading of Ordinance 07-001 (2007-2008 Budget)**

**Motion:**

Commissioner Lorenz made a motion to approve Ordinance 07-001 on second reading.

**Second:**

Mayor Corlew

**Discussion:**

- Commissioner Sleighter stated that a 34% tax increase was extremely high. If the county raises their taxes too this will be a drastic increase.
- Commissioner Lorenz stated that she was prepared for phone calls and received no calls. Citizens seem to know that things need to get done.
- Mayor Corlew stated that he had received one phone call from Richard Doris.
- Commissioner Swafford stated that he was against that big of a jump.

**Those in favor of the motion:**

Corlew and Lorenz

**Those opposed to the motion:**

Sleighter and Swafford

One Commissioner absent and not voting.

**The motion passed / failed:**

The motion failed

City Attorney, Larry Craig reminded the board that they need to have the budget passed by 6-30-2007.

The board decided to recess this meeting and have a workshop Monday, June 25, 2007 at 7:00 pm for the sole purpose of discussing the 2007-2008 budget.

**7B Approval of funds for Sewer Repair Project:**

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- Mrs. Cooper stated that Civil Construction had bid \$405,839.60 for the sewer repairs. This bid does not included engineering cost. Mrs. Cooper requested approval to proceed with the load process and bring it back next month.

**Motion:**

Commissioner Lorenz made the motion to proceeded with the loan process and to include insert 7B as part of the minutes.

**Second:**

Commissioner Sleighter

**Discussion:**

None

**Those in favor of the motion:**

Corlew, Lorenz, Sleighter, Swafford

**Those opposed to the motion:**

**The motion passed / failed:**

The motion passed.

### 8 **New Business:**

#### 8A **First Reading of Ordinance 07-002 - An amendment to the Municipal Code for Temporary Residential Storage Unit Regulations:**

**Motion:**

Commissioner Lorenz made the motion to approve Ordinance 07-002 on first reading adding new chapter 5 title B.

**Second:**

Commissioner Sleighter

**Discussion:**

None

**Those in favor of the motion:**

Corlew, Lorenz, Sleighter, Swafford

**Those opposed to the motion:**

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**The motion passed / failed:**

**The motion passed.**

**A public hearing was set for July 19, 2007 at 7:00 pm.**

**8B First reading of Ordinance 07-003 - Amending the sign ordinance for electronic changeable copy sign regulations:**

**Motion:**

**Commissioner Lorenz made the motion to approve Ordinance 07-003 on first reading. This is an amendment to the stand alone sign ordinance #05-012 changing section 14.105 to allow changeable copy signs.**

**Second:**

**Commissioner Sleighter**

**Discussion:**

**None**

**Those in favor of the motion:**

**Corlew, Lorenz, Sleighter, Swafford**

**Those opposed to the motion:**

**The motion passed / failed:**

**The motion passed.**

**A public hearing was set for July 19, 2007 at 7:00 pm.**

**8C Cancellation of State Planner Contract:**

- Mrs. Cooper stated that the county and cities had formed the Joint Economic Development Board to have a planner that is more focused on Cheatham County. With this established there is no longer a need for the state planner. The state would still provide service FEMA and continuing education.

**Motion:**

Commissioner Lorenz made the motion to cancel the contract with the state planner.

**Second:**

Commissioner Sleighter

**Discussion:**

None

**Those in favor of the motion:**

Corlew, Lorenz, Sleighter, Swafford

**Those opposed to the motion:**

**The motion passed / failed:**

The motion passed.

**8D Set Election Date**

**Motion:**

Commissioner Sleighter made the motion to set the city election on the same date as the primary election (February 5, 2007).

**Second:**

Commissioner Lorenz

**Discussion:**

None

**Those in favor of the motion:**

Corlew, Lorenz, Sleighter, Swafford

**Those opposed to the motion:**

**The motion passed / failed:**

The motion passed.

**8E Request by Wayne Collins for the Town to Take Over Maintenance of the Private Sewer at Econolodge:**

Mr. Collins requested that the town take over the sewer at the Econolodge in name only. He would do the work just as he always had.

The board informed Mr. Collins that taking the system over in name only was not an option. This would be a liability to the town.

**Motion:**

Commissioner Sleighter made the motion that the town would be willing to take over the sewer at the Econolodge only if they the system is brought up to city specs and only if the improvements are supervised by the towns Public Works Director, Bob Gupton.

**Second:**

Commissioner Swafford

**Discussion:**

**Those in favor of the motion:**

Corlew, Lorenz, Sleighter, Swafford

**Those opposed to the motion:**

**The motion passed / failed:**

The motion passed.

**8F Discussion: Change in Liquor Tax from 5% to 8% (Requested by Commissioner Lorenz).**

Commissioner Lorenz stated that the reason for her request was that the board had agreed to review the tax rate after 12 months.

After discussion the board was in favor of leaving the liquor tax rate at 5%.

**8G Discussion: Reduction of Number of Liquor Permits from 3 to 2)(Requested by Commissioner Lorenz).**

Commissioner Lorenz stated that the board had agreed to (2) license and then changed to (3) and one applicant is not using the license.

**Motion:**



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Commissioner Lorenz made the motion to change the number of permits from (3) to (2).

**Second:**

Commissioner Swafford

**Discussion:**

Mayor Corlew and Commissioner Sleighter want to leave the number of permits at (3). The board decided to put this on next months agenda and no further action was taken.

**Those in favor of the motion:**

Corlew, Lorenz, Sleighter, Swafford

**Those opposed to the motion:**

The motion passed / failed:

8I **Bob Crouch - Request to address the Board:**

Mr. Crouch was not present.

9 **Planning Commission Update:**

PUD Language being addressed

FEMA review - no penalty violation needs to be added to ordinance.

**10 Other:**

- Mr. Craig offered his condolences to the family of Jim Luety. Mr. Luety worked for MTAS and was the financial advisor for the town until he retired. He also extended his sympathy to Debbie Finch and her entire family at the loss of her father James Townsend.

Mr. Craig stated that legislature was out of session and went over updates with the board:

- Firework permits holders must require ID's. They can not sell you anyone under the age of 16.
- Court - orders to remove vehicles on private property.
- Retainage must be put in an interest bearing account. Limit to no more than 5% of the contract. Effective 7-1-07. This new language needs to be incorporated into the contracts.
- PSD Chief needs to discuss with the principal and school personnel about reporting and drug violation to the principal or law enforcement. Effective May 7th, 2007.
- Fire Distric Contracts- contract will need to be amended.
- PSD must be trained to respond with mental disabilities.
- Accident Reports attached to state form
- Watch for "Hot Topics" regarding purchasing.
- Property Tax Freeze
- Sales Tax on food from 6% to 5.5%

Mayor Corlew recessed the meeting at 8:00 PM to be reconvened Monday, June 25th at 7:00 PM.

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- 1 Mayor Corlew reconvened the June 21, 2007 recessed meeting on June 25, 2007 at 7:00 p.m.

### Roll Call:

|                  |         |
|------------------|---------|
| Laurie Cooper    | Present |
| Gary Corlew      | Present |
| Larry Craig      | Absent  |
| Ray Crouch, Sr.  | Present |
| Debbie Finch     | Present |
| Pam Lorenz       | Present |
| David Risner     | Present |
| Chuck Sleighter  | Present |
| Richard Swafford | Present |

For the record Commissioner Crouch was not present at the June 21st meeting but was present at the reconvened meeting on June 25, 2007.

### Motion:

Commissioner Lorenz made the motion to pass Ordinance 07-001 the 2007-2008 budget. Revenue of \$1,797,137.00, Expenses of \$1,746,830.0 with a fund balance of \$50,307.00.

### Second:

Commissioner Crouch

### Discussion:

Commissioner Sleighter stated that he was opposed to the .78cents tax rate. He stated that a 67% increase was over kill. He felt that a tax rate of .63 cents that would generate \$103,000.00 would be more in range.

Mayor Corlew stated that with the tax rate at .78 cents the fund balance was \$50,000.00 and he did not feel that was a good fund balance.

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Commissioner Crouch stated that he was for the property tax increase. Since 1965 the board has continued to lower the taxes. There has been one tax increase in the history of the town. He stated that it was ill responsible of the commission to not look at the big picture. State Sales Tax and Local Taxes the town has no control over. The only revenue the board can make consistent from year to year is the property tax. He stated that he understood that no one wanted a tax increase including himself but it was the responsibility of this board to put forth a stable budget. He stated that if the county raised their taxes this would be a double whammy and would be tough but he still felt it was the boards responsibility.

Commissioner Lorenz asked Commissioner Sleighter what he would suggest cutting from the budget with the exception of salaries.

Commissioner Sleighter stated that he knew that salaries would not be an option and gave no other suggestions.

Commissioner Swafford stated that he knew we needed more money in the workshop, but at that time did not realize the new appraisals would be so much.

Tony Campbell asked if the public would be allowed to speak. He was told that a motion would have to be made to suspend the rules.

### Motion:

Commissioner Sleighter made the motion to suspend the rules to allow the public to speak.

### Second:

Commissioner Swafford

### Discussion:

Commissioner Crouch stated that no person should speak more than (3) minutes.

### Those in favor of the motion:

Corlew, Crouch Lorenz, Sleighter, Swafford

### Those opposed to the motion:

### The motion passed / failed:

The motion passed

Tony Campbell

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Mr. Campbell stated that the commission had backed themselves in a corner with the capital budget. He suggested that the board look at increasing the property taxes 2 or 3% every year like they do the sewer rates. He stated that he was pleased that the staff had managed to salvage the funds for street repairs.

### Norman Finch

Mr. Finch stated a 67% increase was huge and wanted to know how this happened.

Mayor Corlew called for the meeting to be back in session.

Commissioner Lorenz stated that the board put raising the taxes off last year and she wished they had not.

### Those in favor of the motion:

Corlew, Crouch and Lorenz

### Those opposed to the motion:

Sleighter and Swafford

### The motion passed / failed:

The motion passed

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**11 Motion to adjourn:**

**The meeting was adjourned at 7:35 PM by Mayor Corlew.**

**12 Signatures:**

**Mayor, Gary Corlew \_\_\_\_\_**

**Recorder, Debbie K. Finch \_\_\_\_\_**